Upcoming Annual Meeting...

“Spectacular!”

“Riveting—Edge of Your Seat Entertainment!”

“One Thumbs Up!”

Just a few reasons why you don’t want to miss our 68th Annual Association Meeting being held on:

Saturday, March 19th at 3:00 pm

FAITH Presbyterian Church
5075 Campanile Drive
San Diego, CA 92115

& Hot Topics Not to be Missed!

Speeding—is a constant complaint and what can we do to resolve it. More stop signs?? — installing speed bumps?? — roundabouts?? — writing tickets??

Fire Prevention—goats for clearing our canyons & hillsides??

Off Street Parking??

Community Cleanup—HOA sponsored dumpster for members to clean out garages??
City crews are working hard to prepare storm drains, roadways and City facilities for what may become a very wet winter. This effort also requires help from San Diego residents and businesses.

**Before it Rains**—Report blocked storm drains by calling (619) 235-1000 or by submitting an online storm water service request with the City's Transportation & Storm Water Department. Know the safest routes to and from home should flooding occur.

**When Rains Arrive**—Report flooding to the City's emergency dispatch center at (619) 527-7500. For life threatening emergencies call 911. Report downed electrical lines or gas emergencies to San Diego Gas & Electric at (800) 411-7343. **Slow down and do not drive through standing water.**

**After Rains Pass**—Report blocked storm drains by calling (619) 235-1000 or by submitting an online storm water service request with the City's Transportation & Storm Water Department. To report structural damage to your property or residence call the City’s emergency dispatch center at (619) 527-7500.

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**Real Estate Update**

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**Luxury Home Activity**

**ACTIVE LISTINGS:**

<table>
<thead>
<tr>
<th>Property Address</th>
<th>Beds/Baths</th>
<th>Est. Sq.Ft.</th>
<th>Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4402 Yerba Santa Dr.</td>
<td>4BR/3BA</td>
<td>2,942</td>
<td>$805,000 - $895,000</td>
</tr>
<tr>
<td>*4422 Yerba Santa Dr.</td>
<td>3BR/2BA</td>
<td>2,950</td>
<td>$909,900 - $1,099,900</td>
</tr>
<tr>
<td>4901 Toyon Way</td>
<td>4BR/3BA</td>
<td>3,820</td>
<td>$1,595,000 - $1,695,000</td>
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</tbody>
</table>

**PENDING SALES:**

<table>
<thead>
<tr>
<th>Property Address</th>
<th>Beds/Baths</th>
<th>Est. Sq.Ft.</th>
<th>Price</th>
</tr>
</thead>
<tbody>
<tr>
<td>4635 Yerba Santa Dr.</td>
<td>4BR/3BA</td>
<td>3,682</td>
<td>$2,398,000</td>
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</table>

**SOLD HOMES:**

<table>
<thead>
<tr>
<th>Property Address</th>
<th>Beds/Baths</th>
<th>Est. Sq.Ft.</th>
<th>Sold Price</th>
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</thead>
<tbody>
<tr>
<td>5405 Toyon Rd.</td>
<td>5BR/3BA</td>
<td>3,609</td>
<td>$1,210,000</td>
</tr>
<tr>
<td>4477 Yerba Santa Dr.</td>
<td>4BR/3BA</td>
<td>3,570</td>
<td>$1,300,000</td>
</tr>
<tr>
<td>5020 Yerba Santa Dr.</td>
<td>3BR/3BA</td>
<td>2,700</td>
<td>$1,530,000</td>
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<tr>
<td>4902 Toyon Way</td>
<td>4BR/3BA</td>
<td>4,818</td>
<td>$1,942,000</td>
</tr>
</tbody>
</table>

**SPECIAL NOTE:**

*Active listing on 4422 Yerba Santa Recently Sold on 12/29/2015 for $780,000 Relisted 1/6/2016 at $999,900 - 1,099,900

Call for details  619-987-1565  Source: Sandcor 1/13/2016
Welcome New Neighbors!

Henry Amado, David Smith & Mercedes Amado
Street Cleaning — The street sweeper is in Alvarado Estates on the third Wednesday of every month, between 9 am and noon. Please have cars parked in driveways and bushes/trees close to the street trimmed so the sweeper has the 10 feet of height he needs to get close to curbs. Also, please help by sweeping up and keeping your curb areas clear of debris.

Blowing Leaves By Gardeners - Please inform your gardeners to blow leaves into a pile and sweep up the leaves and place them in the trash cans. We have observed them blowing leaves into the neighbors yards, as well as, blowing them into the storm drains. The association has had to pay to have the storm drains cleaned out because of this. Be a Good Neighbor and pick up your leaves.

- Wes Hinkle - Streets Committee Chair

Friday Trash Pickup - Please put your cans out no earlier than Thursday afternoon and have them removed by Saturday morning.

YOUR IRRIGATION WATER SHOULD BE TURNED OFF! El Nino has arrived and should last through March. Many owners allow their gardeners to control their yard sprinklers and this could be costing you several hundred dollars a year! Your lowest bill determines your sewer service charge for the entire next year. Contact Susan if you have any questions, scc@FUN-damentals.com.